

MINUTES
10x10 Blue Ribbon Affordable Housing Meeting
Thursday January 18, 2007, 4:00 p.m.
Fresno City Hall, 4th Floor, Meeting Room 4017

Committee Members Present: Cynthia Sterling, Fresno City Council District 3 (Co-Chair)
Keith Bergthold, City of Fresno (Chair)
Michael Sigala, City of Fresno
Dan Fitzpatrick, Lantana Investment, LLC
Rev. Sharon Stanley, FIRM
Paul Werfelmann
Sara Hedgpeth-Harris, League of Woman Voters
Veda Ramsay, the Ramsay Group
Dennis Woods, United Security Bank
Jess Negrete, Central California Legal Services
Robert Wood, Generation Homes

Special Guests: Jerry Duncan, Fresno City Council District 6
Ginger Barret, Council Assistant

Others Present: Ruben Diaz, City of Fresno
John Bell, County of Fresno Behavioral Health
Rollie Smith, HUD
Carol Casey
Kevin Hamilton
Dan Fitzpatrick, Jr.

Absent: Lee Brand, Westco
Ned Stacy

A. Call to Order

Meeting called to order at 4:15 by Council Member Sterling.

B. Introductions

Attendees introduced themselves

C. Approval of Minutes

Sara Hedgpeth-Harris made a motion to approve the minutes. Dan Fitzpatrick seconded the motion, minutes approved.

D. Urban Renewal Subcommittee Report: Transitional Housing

Sara Hedgpeth-Harris presented her subcommittee report regarding Transitional Housing. Transitional Housing is a multi-dimensional issue. The group, focused on housing for the homeless, transitional age youth, and permanent supportive care housing. We looked on identifying needs for each group. Our subcommittee looked at the Continuum of Care's ten year plan for homelessness. Our group also looked at State and Federal funds for housing for the homeless. In order to receive more funds from the Federal and State

governments, there must be more projects in the pipeline that deal with transitional housing.

There is a definite need for more transitional housing for homeless families. At this time, there are families who live in the “Motel Drive” area and the children attend Adams Elementary. The transient rate is very high and many children attend several different schools throughout the year. To address the transient rate and increase stability of the homeless families, 6-plex and 8-plex units should be built near high schools or middle schools so that children can attend the same school and receive social services. Studies indicate that families in transition are more successful living in duplex type housing rather than having the responsibility of maintaining a home. The 6-plex and 8-plex units may become permanent housing for families that need supportive care. There should be at least 50 units built for transitional housing. Veda Stamps said she would like to see the studies that say it is easier for families to live in 6-plex and 8-plex, rather than in a single family home. Dan Fitzpatrick said that the deliveries of services are easier if families are in one location. Dan Fitzpatrick asked how you would remove families out of the transitional home into a different type of housing.

Sara Hedgpeth-Harris said that the City has relied too much on state and federal funding to build transitional housing. What is critical to funding transitional housing is identifying all potential resources in the community. She suggested having the city and county talking about transitional housing. Jess Negrete said in addressing the homeless issue, housing is the first priority to stabilize the person. Sara Hedgpeth-Harris said that her subcommittee looked at other communities “best practices” in addressing the homeless issues. Veda Stamps asked how the City and the County create a strategic plan to address the homeless. Dan Fitzpatrick said that there currently no interagency group to handle this problem. Sara Hedgpeth-Harris asked how do we get the county, school district, and the city together to discuss housing for the homeless. Council Member Sterling said that there are already meetings planned between the school district, City and County, to address the issues of the homeless. Council Member Sterling said that there are fundamental issues that must be addressed before a cohesive plan can be implemented for the homeless. For example, what land are we going to use to house the homeless? Dan Fitzpatrick suggested convening an open meeting with city council members, school board, county officials and the Continuum of Care to discuss housing the homeless.

Keith Bergthold said that there needs to be a commitment from the Mayor and City Council to do the appropriate training to create a community partnership. Critical staff from the school districts, city and county, who have a background in housing the homeless need to attend the meeting. We need to have joint presentations with these people to the council. Sara Hedgpeth-Harris said that we have the community resources to tackle these problems.

Sara Hedgpeth-Harris said that there is limited housing for this population. The subcommittee recommends that transitional age youth should be housed near City College or other college campuses. The school district and the City need to work together to provide housing for the youth. Permanent Supportive Care Housing should be located near satellite mental health care offices. Keith Bergthold stated that a lead agency needs to be named as part of the recommendation. Council Member Sterling stated that the County should be the lead agency to help form a strategic plan to house the homeless.

City Council Member Duncan stated that there needs to be a strategic plan to address housing for the homeless. There needs to be a public meeting, with community leaders and key officials to form a plan. Council Member Duncan said that there needs to be a clear recommendation from this committee about housing the homeless.

Keith Bergthold stated that the 10 x 10 Committee will have a recommendation about housing for the homeless. In the interim, however, the committee will draft a letter to the Mayor requesting him to call a meeting with City, County and community leaders to address housing the homeless.

E. New Financing Subcommittee Report

Michael Sigala said that the \$500,000 set aside for a housing trust is in the Planning and Development's capital budget. The \$500,000 therefore is captured and appropriated for the housing trust fund.

Veda Stamps presented the New Financing Subcommittee Report on creating a Housing Trust Fund. The Implementation Steps include: 1) Develop an Affordable Housing Trust Fund Ordinance that would include affordable housing for extremely low, very low, low, moderate and above moderate income households; 2) Establish an Affordable Housing Trust Fund in the amount of \$500,000 that is administered by the Housing and Community Development Division and is assigned to an interest bearing account within a local bank; and 3) Set aside funding to hire a consultant to assist the 10 x 10 Affordable Housing New Financing Subcommittee to develop a programmatic design and sustainability plan.

F. Public Comments

Rollie Smith from HUD passed out a letter addressed to Mayor Autry asking the City of Fresno to participate in the "National Call to Action for Affordable Housing Through Regulatory Reform"

Meeting Adjourned at 6:15